

PUBLIC HEARING--May 12, 1965

Appeal #8184 National Capital Housing Authority, appellant.

The Zoning Administrator District of Columbia, appellee.

On motion duly made, seconded and unanimously carried the following Order was entered on May 17, 1965:

ORDERED:

That the appeal for further processing under the provisions of Article 75 of the Zoning Regulations of a large-scale planned development known as Potomac Gardens, being all property in square 1020 and public alleys proposed to be closed therein, excepting lots 21 and 76 thru 79, inc., said property bounded by G, Eye, 12th and 13th Streets, S.E., be granted for the following reasons and subject to the conditions hereinafter set forth:

(1) From the records and the evidence adduced at the hearing, the Board finds that the changes as submitted in the plans before the Board are minor and are in substantial compliance with the specific plans approved by the Zoning Commission. Therefore, the Board finds from the plans submitted that the intent and purpose as envisioned by the Zoning Commission will be carried to completion (by progression).

(2) The Board further finds that the conditions imposed by paragraph 7501.42 of the Zoning Regulations are fully met by this appellant.

This Order shall be subject to the following conditions:

- (a) This order of the Board authorizing construction of the planned development shall not be valid for a period of more than one year unless within such period the plans therefor are filed for the purpose of securing a building permit. After filing within this period the provisions of Section 8205.11 of the Zoning Regulations shall apply.
- (b) Unless additional time is requested by the appellant and approved by this Board or by the Zoning Commission as provided by the terms of this Section, the appellant shall proceed under the direction of the Zoning Administrator to furnish the covenant required under paragraph 7501.9
- (c) This order shall be contingent upon the closing of alleys therein.

The Board under the terms of this Order shall retain jurisdiction to modify this approved as provided by paragraph 7501.79.